

2011-013417

Klamath County, Oregon



00110923201100134170030033

12/02/2011 03:47:00 PM

Fee: \$47.00

COVER PAGE

RE-RECORDED STATUTORY BARGAIN AND SALE DEED

Grantor:

Mike L. Duke and J. Becky Duke
P. O. Box 46
Sprague River, OR 97639

Grantee:

Michael L. Duke, Sr. and
J. Becky Duke, Trustees
Duke Living Trust, U.A.D. 04-16-01
P. O. Box 46
Sprague River, OR 97639

After Recording Return to:

Nathan J. Ratliff
Parks & Ratliff, P.C.
620 Main Street
Klamath Falls, OR 97601

Consideration: This Statutory Bargain and Sale Deed is re-recorded to reflect the correct spelling of the name of Grantee/Trustee Michael L. Duke, Sr.

Send Tax Statements to:

Michael L. Duke, Sr.
J. Becky Duke
P. O. Box 46
Sprague River, OR 97639

Returned @ Counter

05 JUN 14 PM 12:01

State of Oregon, County of Klamath
Recorded 06/14/05 12:01 pm
Vol M05 Pg 44445-46
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

1st 398671

STATUTORY BARGAIN AND SALE DEED

MIKE L. DUKE and J. BECKY DUKE, as tenants by the entirety, Grantor, conveys to ~~MICHAEL~~ **MICHAEL** L. DUKE, SR and J. BECKY DUKE, Trustees or their successors in trust under the DUKE LIVING TRUST, dated April 16, 2001, GRANTEE, the following described real property:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

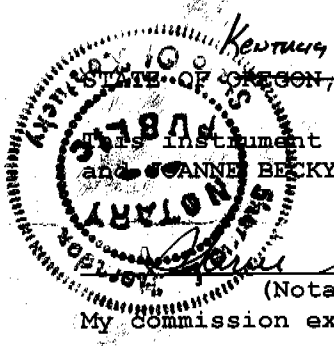
Tax Account No(s): R335630 Tax Code 008
Map/Tax Lot No(s): 3610-02200-01800
The true consideration for this conveyance is \$0.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this _____ day of August, 2004.

Michael L. Duke
MIKE L. DUKE

J. Becky Duke
J. BECKY DUKE



Kentucky Shelby
STATE OF OREGON, COUNTY OF ~~Deschutes~~) SS.

This instrument was acknowledged before me on August 23rd, 2004 by MIKE L. DUKE and JOANNE BECKY DUKE.

L. Hunder
(Notary Public for ~~Oregon~~ *Kentucky*)
My commission expires 3-11-2008

After recording return to:
WESTERN TITLE & ESCROW COMPANY
1345 NW WALL STREET, STE 200
BEND, OR 97701

Until a change is requested all tax statements shall be sent to the following address:
MIKE L. DUKE AND JOANNE BECKY DUKE

6535 WADDY ROAD
WADDY, KY 40076

TITLE NO. 10-0163504
ESCROW NO. 10-0163504

THIS STATUTORY BARGAIN AND SALE DEED is re-recorded to reflect the correct spelling of the name of Grantee/Trustee MICHAEL L. DUKE, SR.

20F

Exhibit "A"

Real property in the County of , State of Oregon, described as follows:

That portion of the following described property lying West of Squaw Flat Road:

The N 1/2 of the SE 1/4 of the SW 1/4 of Section 22, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM:

A parcel of land for road purposes in Section 22, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, being 30 feet measured at right angles on either side of the following described centerline:

Beginning at the Section corner common to Sections 14, 15, 22 and 23, Township 36 South, Range 10 East of the Willamette Meridian; thence South $89^{\circ}30'$ West along the North section line of Section 22, 1232.52 feet to the intersection with the center line of said road which is Engineer's Station 41 + 39.56, said station is 42.5 feet at right angles to the power line as it is presently constructed and is the true point of beginning of this description; thence South $24^{\circ}43'$ West along a line parallel with, and 42.5 feet from said power line 4,595.64 feet to Engineer's Station 87 + 35.20 which is the beginning of a 4 degree curve to the left; thence leaving said power line and along the arc of said 4 degree curve 826.80 feet to Engineer's Station 95 + 62.00 which is the end of said curve; thence South $8^{\circ}21'20''$ East 552.30 feet, more or less to the South line of Section 22, Township 36 South, Range 10 East of the Willamette Meridian.

Tax Parcel Number: R335630